



County of Los Angeles  
**CHIEF ADMINISTRATIVE OFFICE**

713 KENNETH HAHN HALL OF ADMINISTRATION • LOS ANGELES, CALIFORNIA 90012  
(213) 974-1101  
<http://cao.co.la.ca.us>

DAVID E. JANSSEN  
Chief Administrative Officer

August 3, 2004

The Honorable Board of Supervisors  
County of Los Angeles  
383 Kenneth Hahn Hall of Administration  
500 West Temple Street  
Los Angeles, CA 90012

Dear Supervisors:

**GRANT OF EASEMENTS TO THE CITY OF LOS ANGELES FOR THE EXTENSION  
OF UPPER SECOND STREET BETWEEN OLIVE STREET AND GRAND AVENUE  
(FIRST DISTRICT) (4 VOTES)**

**IT IS RECOMMENDED THAT YOUR BOARD:**

1. Approve the granting of permanent easements to the City of Los Angeles for street right-of-way purposes (0.46 acre) and slope purposes (0.04 acre) and approve the granting of a temporary easement for construction purposes (0.15 acre) all of which are located in the southerly portion of County Parking Lot 17 for the extension of Upper Second Street between Olive Street and Upper Grand Avenue.
2. Find that the real property subject to the easements to be granted to the City of Los Angeles are not required for County purposes and will not impair the use of the remaining portion of County Parking Lot 17.
3. Approve and instruct the Chairman to sign the attached conveyance documents: Easement Deed for Street Right-Of-Way Purposes, Easement Deed for Slope Purposes, and Easement Deed for Temporary Construction Purposes.
4. Authorize the Chief Administrative Officer to execute any other documents necessary to complete the easement conveyances and to amend the Bunker Hill Owner Participation Agreement pertaining to the development of the First Street properties to delete the requirement that the County construct the extension of Upper Second Street, upon approval by the County Counsel.

Board of Supervisors  
GLORIA MOLINA  
First District

YVONNE B. BURKE  
Second District

ZEV YAROSLAVSKY  
Third District

DON KNABE  
Fourth District

MICHAEL D. ANTONOVICH  
Fifth District

### **PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION**

The Community Redevelopment Agency of the City of Los Angeles (CRA) has requested that the County grant to the City of Los Angeles a permanent easement and right-of-way for construction of Upper Second Street between Olive Street and Upper Grand Avenue. The proposed street extension will consist of four traffic lanes and two 12-foot concrete sidewalks within an 80-foot right-of-way and will be 325 feet in length, a portion of which will be a bridge, 94 feet in length, to straddle over the Second Street tunnel and connect into Upper Grand Avenue. The proposed roadway extension will contain a total area of 0.60 acre of which 0.46 acre will be granted by the County and 0.14 acre will be granted by the adjacent owner, the CRA, which owns the site where the Colburn School of Performing Arts is located.

The Bunker Hill Urban Renewal Project Owner Participation Agreement between the CRA and the County which was approved in 1991 requires the County to construct this extension of Second Street at its expense. These recommendations to grant the necessary easements for street purposes will fulfill this requirement without the burden of having to also construct the street extension.

This extension of Second Street will provide a continuous pedestrian and vehicular connection which will improve the circulation and capacity of the street network through and between the Bunker Hill and Civic Center/downtown areas. Significant traffic increases are anticipated from the Disney Concert Hall, the Colburn School of Performing Arts, and from the proposed mixed-use, high density residential and commercial development sponsored by the Los Angeles Grand Avenue Authority.

### **IMPLEMENTATION OF STRATEGIC PLAN GOALS**

Goal 1 of the Countywide Strategic Plan directs that we provide the public with beneficial and responsive services. The timely transfer of this property will support the efforts of the City of Los Angeles to enhance the circulation and capacity of the street network for the public benefit.

### **FISCAL IMPACT/FINANCING**

The CRA will pay for the entire design and construction costs estimated to be \$5.4 million. A portion of this cost (\$2,022,000) will be funded from a Caltrans grant of 1999 MTA Call for Projects and the CRA is seeking an additional \$1,800,000 in Federal Highway

Honorable Board of Supervisors  
August 3, 2004  
Page 3

Administration funds through the Caltrans Office of Local Assistance. No county funding will be involved, and there will be no loss of public parking revenue.

### **FACTS AND PROVISIONS/LEGAL REQUIREMENTS**

The subject property is located within the southerly portion of County Parking Lot 17 located at 131 South Olive Street which is improved with a parking structure and is used for juror and public parking. The proposed street easement will take and permanently encumber 0.46 acre, representing 12.5 percent of a total land area of 3.68 acres. County Parking Lot 17 contains a total of 1,148 parking spaces of which 1,096 is within the parking structure providing 156 spaces for public parking and 940 spaces for juror parking. The parking structure and all of its juror and public parking will not be impacted. The remaining 52 spaces provide surface parking for jurors to accommodate oversized vehicles and are located within the impacted southerly portion of the property. Of the 52 spaces in this area, 40 spaces will be lost for the street right-of-way. These 40 spaces, if needed, will be replaced at the Concert Hall Garage. Oversized vehicles can access the garage through the Lower Grand Avenue entrance.

Conveyance of this property to the City is authorized under Government Code Section 25365. Notification of your Board's intended action, as shown on Attachment A, has been published in compliance with Government Code Section 6061.

The CRA has provided a general indemnification to the County concerning the design and construction of the street extension.

### **ENVIRONMENTAL DOCUMENTATION**

On February 26, 1991, your Board adopted and certified the final EIR for the First Street Properties Project (Parcels K, Q, and W-2 within the Bunker Hill Urban Renewal Project). The subject extension of Upper Second Street is consistent with this EIR. The City of Los Angeles also adopted and certified the same final EIR on April 29, 1991 and will be addressing project specific environmental compliance for the road extension prior to construction.

### **IMPACT ON CURRENT SERVICES (OR PROJECTS)**

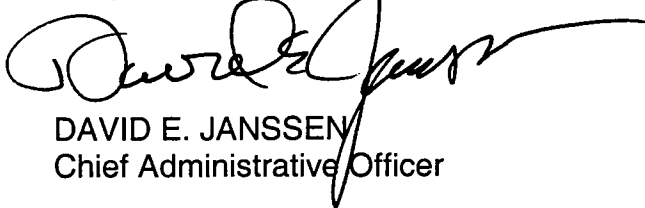
There are no significant impacts on current services. The anticipated loss of 40 surface parking spaces will be replaced at the Concert Hall Garage.

Honorable Board of Supervisors  
August 3, 2004  
Page 4

**CONCLUSION**

It is requested that the Executive Officer, Board of Supervisors, return the executed Easement Deeds along with two certified copies of the Minute Order, and the adopted, stamped Board letter to the Chief Administrative Office for further processing.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "David E. Janssen", written over the printed name and title.

DAVID E. JANSSEN  
Chief Administrative Officer

DEJ:JSE  
DS:i/h

Attachments (4)

c: County Counsel  
Auditor Controller (Accounting Division/Fixed Assets Unit)

**ATTACHEMNT A**

**NOTICE OF INTENTION TO CONVEY EASEMENTS TO  
THE CITY OF LOS ANGELES FOR STREET RIGHT-OF-WAY PURPOSES,  
SLOPE PURPOSES AND TEMPORARY CONSTRUCTION PURPOSES FOR  
THE ROADWAY EXTENSION OF UPPER SECOND STREET BETWEEN  
OLIVE STREET AND UPPER GRAND AVENUE IN THE CITY OF LOS ANGELES**

NOTICE IS HEREBY GIVEN that it is the intention of the Board of Supervisors of the County of Los Angeles, State of California to convey to the City of Los Angeles for gratis consideration a permanent easement for right-of-way street purposes containing 0.46 acre, a permanent easement for slope purposes containing 0.04 acre, and a temporary easement for construction purposes containing 0.15 acre, as legally described on the attached Exhibit "A", to enable the City to construct a roadway extension of Upper Second Street from Olive Street to Upper Grand Avenue in the City of Los Angeles.

NOTICE IS HEREBY GIVEN that the conveyance of said easements will be consummated by the Board of Supervisors of the County of Los Angeles, State of California, on the 3<sup>rd</sup> day of August, 2004, at 9:30 a.m. in the Hearing Room of the Board of Supervisors, Room 381, Kenneth Hahn Hall of Administration, 500 West Temple Street, Los Angeles, California 90012.

Recorded at the request of  
**THE CITY OF LOS ANGELES**  
When recorded mail to  
**City Clerk Mail Box**

**GRANTEE**  
**CITY OF LOS ANGELES**

This document is exempt from Documentary  
transfer tax pursuant to **Section 11922** of the  
Revenue and Taxation Code and being recorded  
pursuant to **Section 6103** of the government code

**R/W No.33544-1TC**

**TEMPORARY CONSTRUCTION EASEMENT**

**Assessor's Identification Numbers: 5149-010-942**

For a valuable consideration, receipt of which is hereby acknowledged,

**County of Los Angeles, a public body corporate and politic of the State of California**

hereby grants to the City of Los Angeles, a municipal corporation, a temporary construction  
easement for:

**street construction**

purposes over the hereinafter described portion of the lands of the grantor which is required in  
connection with the construction of together with the right and privilege of entering upon said land  
to accomplish said purpose.

The right herein granted is to terminate 90 days after the completion and acceptance by the City of  
Los Angeles of the above improvement.

All that portion of the following described parcel of land in the City of Los Angeles, County of Los  
Angeles; State of California:

**See Exhibit "A" attached**

Date: \_\_\_\_\_

**County of Los Angeles,  
a public body corporate and politic**

By: \_\_\_\_\_  
**Chairman, Board of Supervisors**

County of Los Angeles

TO

The City of Los Angeles

**TEMPORARY CONSTRUCTION EASEMENT**

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the within deed or grant to the City of Los Angeles, a municipal corporation, is hereby accepted under the authority of the City Council of The City of Los Angeles, pursuant to Ordinance No. **123655**, approved January 23, 1963, and the grantee consents to the recordation thereof by its duly authorized officer.

By: \_\_\_\_\_

Date: \_\_\_\_\_

Division: \_\_\_\_\_

Platted: \_\_\_\_\_ C.M. \_\_\_\_\_

By: \_\_\_\_\_ C.M. \_\_\_\_\_

**Job Title: Upper 2<sup>nd</sup> St between Grand Ave and Olive St**

STANDARD INSTRUMENT

CHECKED AS TO PARTIES, MARITAL STATUS, DATES, SIGNATURES,  
ACKNOWLEDGMENTS AND CORPORATE SEALS

**BUREAU OF ENGINEERING**

By: \_\_\_\_\_  
Authorized Officer

Approved as to Authority.....19\_\_\_\_\_

**BUREAU OF ENGINEERING**

By: \_\_\_\_\_  
Authorized Officer

Approved as to Description.....19\_\_\_\_\_

**BUREAU OF ENGINEERING**

By: \_\_\_\_\_

Approved....., 19\_\_\_\_\_

**Rockard J. Delgadillo, City Attorney**

By: \_\_\_\_\_  
Deputy

**ORDINANCE NO. 140,662 and 135,900**

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

STATE OF CALIFORNIA } SS  
COUNTY OF LOS ANGELES }

On \_\_\_\_\_ before me, \_\_\_\_\_

personally appeared, \_\_\_\_\_  
☐ personally known to me ~ OR ~ ☐ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

**WITNESS** my hand and official seal.

Signature \_\_\_\_\_

My Commission expires \_\_\_\_\_

**THIS AREA FOR OFFICIAL NOTARIAL SEAL**

STATE OF CALIFORNIA        )  
                                      )    SS  
COUNTY OF LOS ANGELES    )

On January 6, 1987, the Board of Supervisors for the County of Los Angeles and Ex officio the governing body of all other special assessment and taxing districts, agencies and authorities for which said Board so acts adopted a resolution pursuant to Section 25103 of the Government Code which authorized the use of facsimile signatures of the Chairman of the Board on all papers, documents, or instruments requiring the Chairman's signature.

The undersigned hereby certifies that on this \_\_\_\_\_ day of \_\_\_\_\_ 2004, the facsimile signature of \_\_\_\_\_ Chairman of the Board of Supervisors of the County of Los Angeles was affixed hereto as the official execution of this document. The undersigned further certifies that on this date, a copy of the document was delivered to the Chairman of the Board of Supervisors of the County of Los Angeles.

In witness whereof, I have also hereunto set my hand and affixed my official seal  
The day and year above written.

APPROVED AS TO FORM:  
COUNTY COUNSEL

VIOLET VARONA-LUKENS, Executive Officer-  
Clerk of the Board of Supervisors of the  
County of Los Angeles

By Kathleen D. Felix  
Deputy

By \_\_\_\_\_  
Deputy



## EXHIBIT A

### TEMPORARY EASEMENT FOR CONSTRUCTION PURPOSES UPPER 2ND STREET


THAT PORTION OF LOT 1 IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA AS PER MAP ON FILE IN BOOK 926 PAGES 5 THROUGH 8 INCLUSIVE OF MAPS, IN THE OFFICE OF SAID COUNTY AND DESCRIBED AS FOLLOWS:

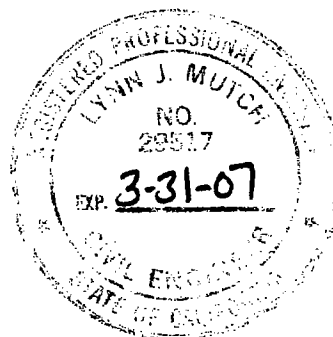
BEGINNING AT THE SOUTHERLY CORNER OF LOT 1; THENCE ALONG SOUTHEASTERLY LOT LINE OF SAID LOT 1 NORTH 38° 02' 44" EAST 83.36 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 82° 55' 37" WEST 14.68 FEET; THENCE NORTH 52° 11' 43" WEST 36.33 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 568.00 FEET; THENCE NORTHWESTERLY ALONG SAID CURVE 88.42 FEET THROUGH A CENTRAL ANGLE OF 8° 55' 08"; THENCE NORTH 61° 06' 51" WEST 54.49 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 432.00 FEET; THENCE NORTHWESTERLY ALONG SAID CURVE 27.93 FEET THROUGH A CENTRAL ANGLE OF 3° 42' 18"; THENCE NORTH 37° 48' 17" EAST 1.45 FEET; THENCE NORTH 52° 11' 43" WEST 86.14 FEET; THENCE NORTH 3° 44' 46" WEST 10.92 FEET; THENCE NORTH 52° 20' 56" WEST 1.38 FEET TO THE NORTHEASTERLY LOT LINE OF SAID LOT 1; THENCE NORTH 37° 39' 04" EAST 13.00 FEET; THENCE SOUTH 51° 21' 13" EAST 68.26 FEET; THENCE SOUTH 55° 29' 49" EAST 50.81 FEET; THENCE SOUTH 51° 36' 38" EAST 13.44 FEET; THENCE NORTH 38° 01' 51" EAST 7.52 FEET; THENCE SOUTH 52° 16' 42" EAST 114.56 FEET; THENCE NORTH 37° 56' 15" EAST 14.78 FEET; THENCE SOUTH 51° 57' 16" EAST 64.17 FEET TO THE SOUTHEASTERLY LINE OF SAID LOT 1; THENCE ALONG THE SOUTHEASTERLY LINE OF SAID LOT 1 SOUTH 38° 02' 44" WEST 15.75 FEET TO THE TRUE POINT OF BEGINNING.

TOTAL AREA= 0.15 ACRES

SUBJECT TO ALL EASEMENT OF RECORD

SEE EXHIBIT "B" HERETO AND MADE A PART HEREOF.

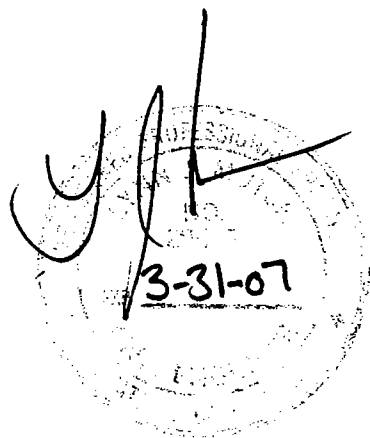
  
LYNN JAMES MUTCH, RCE 29517  
EXPIRATION 3/31/07



# EXHIBIT B

## TEMPORARY EASEMENT FOR CONSTRUCTION PURPOSES

Drawing Name / Date



LOT 2  
TRACT 28761  
026/5-B MAP

EXISTING R/W

45'

CL OLIVE STREET

PDB

N 52°11'43"W 310.58'

N 38°02'44"E 83.36'

TPDB

45'

EXISTING R/W



SCALE 1" = 50'

CL GRAND AVENUE

55'

N 37°45'33"E  
EXISTING R/W

N 37°39'04"E

55'

N 37°39'04"E 1300'

EXISTING R/W

$\Delta = 3^\circ 42' 18"$   
 $R = 432.00'$   
 $L = 27.93'$   
N 37°48'17"E 1.45'  
N 03°44'46"W 10.92'  
N 52°11'43"W 86.14'

N 52°20'56"W 1.38'

S 55°29'49"E 50.81'  
S 38°01'51"E 7.52'

N 51°21'13"E 68.26'

S 82°55'37"W 14.68'  
N 52°11'43"W 36.33'  
R=568 L=88.42'  $\Delta = 8^\circ 55' 08"$   
S 51°36'38"E 13.44'

S 38°02'44"W 15.75'

S 52°16'42"E 114.56'

N 37°56'15"E 14.78'

LOT 1  
TRACT 28761  
026/5-B MAP



Kimley-Horn  
and Associates, Inc.

1111 Y 07 2004

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CITY OF LOS ANGELES**

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Revenue and Taxation Code and being recorded  
pursuant to **Section 6103** of the government code

**R/W No. 33544-1A**

**GENERAL EASEMENT DEED**

For a valuable consideration, receipt of which is hereby acknowledged,

**County of Los Angeles, a public body corporate and politic of the State of California**

hereby grants to the **City of Los Angeles**, a municipal corporation, a permanent easement and  
right of way for

**public street**

purposes and construction, reconstruction, replacing, enlarging, inspecting, maintaining, operating,  
and repair of structures placed, installed, or constructed therein, in, under, upon, and across the  
following described property in the City of Los Angeles, County of Los Angeles, State of  
California.

**See Exhibit "A" attached**

Date: \_\_\_\_\_

**County of Los Angeles,  
a public body corporate and politic**

By: \_\_\_\_\_  
**Chairman, Board of Supervisors**

County of Los Angeles  
TO  
The City of Los Angeles

GENERAL EASEMENT DEED

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the within deed or grant to the City of Los Angeles, a municipal corporation, is hereby accepted under the authority of the City Council of The City of Los Angeles, pursuant to Ordinance No. **123655**, approved January 23, 1963, and the grantee consents to the recordation thereof by its duly authorized officer.

By: \_\_\_\_\_

Date: \_\_\_\_\_

Division: \_\_\_\_\_

Platted: \_\_\_\_\_ C.M. \_\_\_\_\_

By: \_\_\_\_\_ C.M. \_\_\_\_\_

Job Title: Upper 2<sup>nd</sup> St between Grand Ave and Olive St

STANDARD INSTRUMENT

CHECKED AS TO PARTIES, MARITAL STATUS, DATES, SIGNATURES,  
ACKNOWLEDGMENTS AND CORPORATE SEALS

BUREAU OF ENGINEERING

By: \_\_\_\_\_

Authorized Officer

Approved as to Authority.....20\_\_\_\_\_

BUREAU OF ENGINEERING

By: \_\_\_\_\_

Authorized Officer

Approved as to Description.....20\_\_\_\_\_

BUREAU OF ENGINEERING

By: \_\_\_\_\_

Approved as to form and legality....., 20\_\_\_\_\_

**Rockard J. Delgadillo, City Attorney**

By: \_\_\_\_\_

Deputy

COUNCIL FILE NO. \_\_\_\_\_

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

STATE OF CALIFORNIA } SS  
COUNTY OF LOS ANGELES }

On \_\_\_\_\_ before me, \_\_\_\_\_ personally appeared,

☐ personally known to me ~ OR ~ ☐ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature \_\_\_\_\_

My Commission expires \_\_\_\_\_

THIS AREA FOR OFFICIAL NOTARIAL SEAL

STATE OF CALIFORNIA       )  
                                      )  
COUNTY OF LOS ANGELES    )    SS

On January 6, 1987, the Board of Supervisors for the County of Los Angeles and Ex officio the governing body of all other special assessment and taxing districts, agencies and authorities for which said Board so acts adopted a resolution pursuant to Section 25103 of the Government Code which authorized the use of facsimile signatures of the Chairman of the Board on all papers, documents, or instruments requiring the Chairman's signature.

The undersigned hereby certifies that on this \_\_\_\_\_ day of \_\_\_\_\_ 2004, the facsimile signature of \_\_\_\_\_ Chairman of the Board of Supervisors of the County of Los Angeles was affixed hereto as the official execution of this document. The undersigned further certifies that on this date, a copy of the document was delivered to the Chairman of the Board of Supervisors of the County of Los Angeles.

In witness whereof, I have also hereunto set my hand and affixed my official seal  
The day and year above written.

APPROVED AS TO FORM:  
COUNTY COUNSEL

VIOLET VARONA-LUKENS, Executive Officer-  
Clerk of the Board of Supervisors of the  
County of Los Angeles

By Kathleen D. Felix  
Deputy

By \_\_\_\_\_  
Deputy

## EXHIBIT A

### PARCEL 1 EASEMENT FOR STREET RIGHT OF WAY PURPOSES UPPER 2<sup>ND</sup> STREET

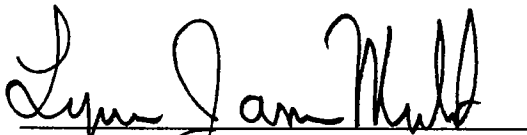
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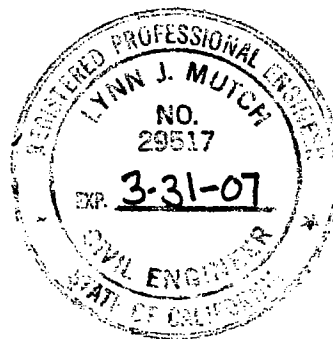
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TOTAL AREA= 0.46 ACRES

SUBJECT TO ALL EASEMENT OF RECORD

SEE EXHIBIT "B" HERETO AND MADE A PART HEREOF.

  
LYNN JAMES MUTCH, RCE 29517  
EXPIRATION 3/31/07



RIGHT OF WAY FOR UPPER SECOND STREET



**Kimley-Horn  
and Associates, Inc.**

JUN 07 2004

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**GRANTEE**

**CITY OF LOS ANGELES**

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pursuant to Section 6103 of the government code

**R/W No. 33544-1S**

**GENERAL EASEMENT DEED**

For a valuable consideration, receipt of which is hereby acknowledged,

**County of Los Angeles, a public body corporate and politic of the State of California**

hereby grants to the **City of Los Angeles**, a municipal corporation, a permanent easement and  
right of way for

**slope**

purposes and construction, reconstruction, replacing, enlarging, inspecting, maintaining, operating,  
and repair of structures placed, installed, or constructed therein, in, under, upon, and across the  
following described property in the City of Los Angeles, County of Los Angeles, State of  
California.

**See Exhibit "A" attached**

Date: \_\_\_\_\_

**County of Los Angeles,  
a public body corporate and politic**

By: \_\_\_\_\_  
**Chairman, Board of Supervisors**



County of Los Angeles  
TO  
The City of Los Angeles

GENERAL EASEMENT DEED

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By: \_\_\_\_\_

Date: \_\_\_\_\_

Division: \_\_\_\_\_

Platted: \_\_\_\_\_ C.M. \_\_\_\_\_

By: \_\_\_\_\_ C.M. \_\_\_\_\_

Job Title: Upper 2<sup>nd</sup> St between Grand Ave and Olive St

STANDARD INSTRUMENT

CHECKED AS TO PARTIES, MARITAL STATUS, DATES, SIGNATURES,  
ACKNOWLEDGMENTS AND CORPORATE SEALS

BUREAU OF ENGINEERING

By: \_\_\_\_\_

Authorized Officer

Approved as to Authority.....20\_\_\_\_\_

BUREAU OF ENGINEERING

By: \_\_\_\_\_

Authorized Officer

Approved as to Description.....20\_\_\_\_\_

BUREAU OF ENGINEERING

By: \_\_\_\_\_

Approved as to form and legality....., 20\_\_\_\_\_

**Rockard J. Delgadillo, City Attorney**

By: \_\_\_\_\_

Deputy

**ORDINANCE NO. 140,662 and 135,900**

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

STATE OF CALIFORNIA } SS  
COUNTY OF LOS ANGELES }

On \_\_\_\_\_ before me, \_\_\_\_\_ personally appeared,

☐ personally known to me ~ OR ~ ☐ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature \_\_\_\_\_

My Commission expires \_\_\_\_\_

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STATE OF CALIFORNIA       )  
  )  
COUNTY OF LOS ANGELES    )    SS

On January 6, 1987, the Board of Supervisors for the County of Los Angeles and Ex officio the governing body of all other special assessment and taxing districts, agencies and authorities for which said Board so acts adopted a resolution pursuant to Section 25103 of the Government Code which authorized the use of facsimile signatures of the Chairman of the Board on all papers, documents, or instruments requiring the Chairman's signature.

The undersigned hereby certifies that on this \_\_\_\_\_ day of \_\_\_\_\_ 2004, the facsimile signature of \_\_\_\_\_ Chairman of the Board of Supervisors of the County of Los Angeles was affixed hereto as the official execution of this document. The undersigned further certifies that on this date, a copy of the document was delivered to the Chairman of the Board of Supervisors of the County of Los Angeles.

In witness whereof, I have also hereunto set my hand and affixed my official seal  
The day and year above written.

APPROVED AS TO FORM:  
COUNTY COUNSEL

VIOLET VARONA-LUKENS, Executive Officer-  
Clerk of the Board of Supervisors of the  
County of Los Angeles

By   
Deputy

By \_\_\_\_\_  
Deputy

## EXHIBIT A

### EASEMENT FOR SLOPE PURPOSES UPPER 2<sup>ND</sup> STREET

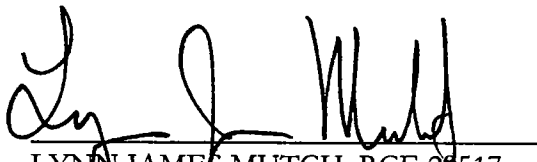
THAT PORTION OF LOT 1 IN THE CITY OF LOS ANGELES , COUNTY OF LOS ANGELES, STATE OF CALIFORNIA AS PER MAP ON FILE IN BOOK 926 PAGES 5 THROUGH 8 INCLUSIVE OF MAPS, IN THE OFFICE OF SAID COUNTY AND DESCRIBED AS FOLLOWS:

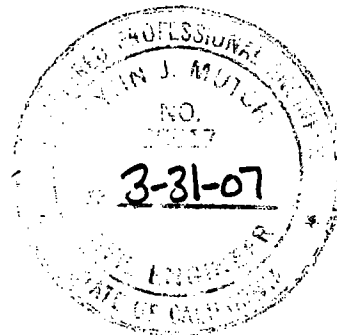
BEGINNING AT THE SOUTHERLY CORNER OF LOT 1; THENCE ALONG THE SOUTHEASTERLY LOT LINE OF SAID LOT 1 NORTH 38° 02' 44" EAST 83.36 FEET; THENCE SOUTH 82° 55' 37" WEST 7.99 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 44° 45' 33" WEST 28.39 FEET; THENCE NORTH 51° 33' 33" WEST 27.24 FEET; THENCE NORTH 59° 27' 28" WEST 33.96 FEET; THENCE NORTH 65° 22' 26" WEST 36.13 FEET; THENCE NORTH 52° 17' 16" WEST 84.09 FEET; THENCE SOUTH 72° 52' 40" WEST 16.30 FEET; THENCE SOUTH 52° 11' 43" EAST 6.98 FEET; THENCE SOUTH 37° 48' 17" WEST 1.45 FEET TO A NON TANGENT CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 432.00 FEET AND TO WHICH BEGINNING A RADIAL LINE BEARS SOUTH 32° 35' 27" WEST; THENCE SOUTHEASTERLY ALONG SAID CURVE 27.93 FEET THROUGH A CENTRAL ANGLE OF 3° 42' 18"; THENCE SOUTH 61° 06' 51" EAST 54.49 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 568.00 FEET; THENCE SOUTHEASTERLY ALONG SAID CURVE 88.42 FEET THROUGH A CENTRAL ANGLE OF 8° 55' 08"; THENCE SOUTH 52° 11' 43" EAST 36.33 FEET; THENCE NORTH 82° 55' 37" EAST 7.28 FEET TO THE POINT OF BEGINNING.

TOTAL AREA= 0.04 ACRES

SUBJECT TO ALL EASEMENT OF RECORD

SEE EXHIBIT "B" HERETO AND MADE A PART HEREOF.

  
LYNN JAMES MUTCH, RCE 29517  
EXPERATION 3/31/07



Drawing Name / Date

CL OLIVE STREET

45'

EXISTING R/W

PDB

N 38°02'44"E 83.36'

45'

EXISTING R/W



SCALE 1" = 50'

LOT 2  
TRACT 28761  
026/5-B MAP

N 52°11'43"W 310.58'

$\Delta=3^{\circ}42'18''$   
 $R=432.00'$   
 $L=27.93'$

S 37°48'17"W 1.45'

S 52°11'43"E 6.98'

N 82°55'37"E 7.28'

S 52°11'43"E 36.33'

$R=568$   $L=88.42'$   $\Delta=8^{\circ}55'08''$

S 61°06'51"E 54.49'

N 52°17'16"W 84.09'

N 65°22'26"W 36.13'

N 59°27'28"W 33.96'

N 51°33'33"W 27.24'

N 44°45'33"W 28.39'

S 82°55'37"W 7.99'

S 72°52'40"W 16.30'

S 32°35'27"W  
RAD

LOT 1  
TRACT 28761  
026/5-B MAP

EXISTING R/W

N 37°39'04"E

EXISTING R/W

